

**Antonini Property Trust**

**ACN 010 262 807**

Financial Statements  
For the year ended 30 June 2022



**Sam Greco & Co**

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Antonini Property Trust

ACN 010 262 807

**Contents**

Compilation Report

Trustee's Declaration

Detailed Profit and Loss Statement

Beneficiary Profit Distribution Summary

Detailed Balance Sheet

Notes to the Financial Statements

Depreciation Schedule

Antonini Property Trust  
ACN 010 262 807  
**Compilation Report to Antonini Property Trust**

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We have compiled the accompanying special purpose financial statements of Antonini Property Trust, which comprise the balance sheet as at 30 June 2022, the Statement of Profit and Loss for the year then ended, a summary of significant accounting policies and other explanatory notes. The specific purpose for which the special purpose financial statements have been prepared is to provide information relating to the performance and financial position of the trust that satisfies the information needs of the director of the trustee company and of the beneficiaries.

*The Responsibility of the Director of the Trustee Company*

The director of the trustee company is solely responsible for the information contained in the special purpose financial statements, the reliability, accuracy and completeness of the information and for the determination that the significant accounting policies used are appropriate to meet their needs and for the purpose that the financial statements were prepared.

*Our Responsibility*

On the basis of information provided by the director of the trustee company, we have compiled the accompanying special purpose financial statements in accordance with the significant accounting policies as described in Note 1 to the financial statements and APES 315 Compilation of Financial Information.

We have applied our expertise in accounting and financial reporting to compile these financial statements in accordance with the significant accounting policies described in Note 1 to the financial statements. We have complied with the relevant ethical requirements of APES 110 Code of Ethics for Professional Accountants (including Independence Standards).

*Assurance Disclaimer*

Since a compilation engagement is not an assurance engagement, we are not required to verify the reliability, accuracy or completeness of the information provided to us by management to compile these financial statements. Accordingly, we do not express an audit opinion or a review conclusion on these financial statements.

The special purpose financial statements were compiled exclusively for the benefit of the director of the trustee company who is responsible for the reliability, accuracy and completeness of the information used to compile them. Accordingly, these special purpose financial statements may not be suitable for other purposes. We do not accept responsibility for the contents of the special purpose financial statements.



Sam Greco & Co - Chartered Accountant  
Level 1 Mitcham House  
1355 Gympie Road, ASPLEY QLD

21 March, 2023



Antonini Property Trust

ACN 010 262 807

**Trustee's Declaration**

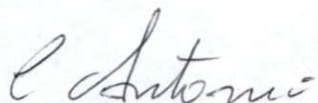
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The director of Antonini & Company Pty Ltd declares that the trust is not a reporting entity and that this special purpose financial report should be prepared in accordance with the accounting policies outlined in Note 1 to the financial statements

The director of the trustee company declares that:

- (i) the financial statements and notes, present fairly the trust's financial position as at 30 June 2022 and its performance for the year ended on that date in accordance with the accounting policies described in Note 1 to the financial statements; and
- (ii) in the director's opinion there are reasonable grounds to believe that the trust will be able to pay its debts as and when they become due and payable.

The declaration is made in accordance with a resolution of the director of the trustee company.



Caterina Antonini, (Director)

Date

Antonini Property Trust  
ACN 010 262 807  
**Detailed Profit and Loss Statement**  
For the year ended 30 June 2022

	2022	2021
	\$	\$
<hr/>		
<b>Income</b>		
Interest received	3.51	11.01
Rents received	18,050.00	18,980.00
Total income	<u>18,053.51</u>	<u>18,991.01</u>
<b>Expenses</b>		
Bank Fees And Charges	8.80	3.60
Body Corporate Fees	3,042.75	3,141.75
Building Depreciation Allowance	975.00	975.00
Council Rates and Water charges	2,916.57	3,675.93
Total expenses	<u>6,943.12</u>	<u>7,796.28</u>
<b>Net Profit from Ordinary Activities before income tax</b>	<u>11,110.39</u>	<u>11,194.73</u>

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These financial statements are unaudited. They must be read in conjunction with the attached Accountant's Compilation Report and Notes which form part of these financial statements.

Antonini Property Trust  
ACN 010 262 807  
**Beneficiary Profit Distribution Summary**  
For the year ended 30 June 2022

	2022	2021
	\$	\$
<b>Beneficiaries Share of Profit</b>		
- Antonini Superannuation Fund	<u>11,110.39</u>	<u>11,194.73</u>
Total Profit	<u><u>11,110.39</u></u>	<u><u>11,194.73</u></u>

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Antonini Property Trust  
ACN 010 262 807  
**Beneficiary Profit Distribution Summary**  
For the year ended 30 June 2022

	2022	2021
	\$	\$
<hr/>		
<b>Antonini Superannuation Fund</b>		
Opening Balance - Benefy	(4,387.55)	(582.28)
Profit distribution for year	<u>11,110.39</u>	<u>11,194.73</u>
	6,722.84	10,612.45
Less:		
Physical distribution	<u>(10,000.00)</u>	<u>(15,000.00)</u>
	<u><u>(3,277.16)</u></u>	<u><u>(4,387.55)</u></u>
Total of beneficiary loans	<u><u>(3,277.16)</u></u>	<u><u>(4,387.55)</u></u>
Total Beneficiary Funds (Deficiency)	<u><u>(3,277.16)</u></u>	<u><u>(4,387.55)</u></u>

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Antonini Property Trust  
ACN 010 262 807  
Detailed Balance Sheet as at 30 June 2022

	Note	2022 \$	2021 \$
<b>Current Assets</b>			
<b>Cash Assets</b>			
Cash at bank: ANZ Business A/C		15,850.84	13,765.45
Cash on hand		14.00	14.00
		<u>15,864.84</u>	<u>13,779.45</u>
<b>Receivables</b>			
Beneficiary loan: Antonini Superannuation Fund		3,277.16	4,387.55
		<u>3,277.16</u>	<u>4,387.55</u>
		<u>19,142.00</u>	<u>18,167.00</u>
<b>Total Current Assets</b>			
<b>Non-Current Assets</b>			
<b>Property, Plant and Equipment</b>			
Buildings - At Cost		123,560.00	123,560.00
Revaluation		274,988.00	176,440.00
Less: Accumulated depreciation		(17,690.00)	(16,715.00)
		<u>380,858.00</u>	<u>283,285.00</u>
		<u>380,858.00</u>	<u>283,285.00</u>
<b>Total Non-Current Assets</b>			
		<u>400,000.00</u>	<u>301,452.00</u>
<b>Total Assets</b>			
		<u>400,000.00</u>	<u>301,452.00</u>
<b>Net Assets</b>			
		<u>400,000.00</u>	<u>301,452.00</u>
<b>Equity</b>			
Subscribed units		125,012.00	125,012.00
Asset Revaluation Reserve		274,988.00	176,440.00
<b>Total Equity</b>		<u>400,000.00</u>	<u>301,452.00</u>

These financial statements are unaudited. They must be read in conjunction with the attached Accountant's Compilation Report and Notes which form part of these financial statements.



Antonini Property Trust  
ACN 010 262 807  
**Notes to the Financial Statements**  
**For the year ended 30 June 2022**

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**Note 1: Summary of Significant Accounting Policies**

**Basis of Preparation**

The director of the trustee company has prepared the financial statements of the trust on the basis that the trust is a non-reporting entity because there are no users dependent on general purpose financial statements. The financial statements are therefore special purpose financial statements that have been prepared in order to meet the requirements of the trust deed, the information needs of the beneficiaries and for the basis of preparation of the income tax return.

The financial statements have been prepared in accordance with the significant accounting policies disclosed below, which the director of the trustee company has determined are appropriate to meet the purposes of preparation. Such accounting policies are consistent with the previous period unless stated otherwise.

The financial statements have been prepared on an accrual basis and are based on historical costs unless otherwise stated in the notes. The accounting policies that have been adopted in the preparation of the statements are as follows:

**(a) Property, Plant and Equipment (PPE)**

Property, plant and equipment are carried at cost or at independent of director's valuation. All assets, excluding freehold land and buildings are depreciated over the useful lives of the assets to the trust. Increases in the carrying amount arising on revaluation of land and buildings are credited to a revaluation reserve in shareholders' equity. Decreases that offset previous increases of the same asset are charged against fair value reserves directly in equity; all other decreases are charged to the income statement. Each year the difference between depreciation based on the revalued carrying amount of the assets charged to the income statement and depreciation based on the asset's original cost is transferred from the revaluation reserve to retained earnings.

The carrying amount of plant and equipment is reviewed annually by the director to ensure it is not in excess of the recoverable amount from these assets. The recoverable amount is assessed on the basis of the expected net cash flows that will be received from the asset's employment and subsequent disposal. The expected net cash flows have not been discounted in determining recoverable amounts.

Subsequent costs are included in the asset's carrying amount or recognised as a separate asset, as appropriate, only when it is probable that future economic benefits associated with the item will flow to the company and the cost of the item can be measured reliably. All other repairs and maintenance are recognised as expenses in profit or loss during the financial period in which they are incurred.

**(b) Cash and Cash Equivalents**

Cash and cash equivalents include cash on hand, deposits held at call with banks, other short-term highly liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities on the balance sheet.

**Antonini Property Trust**  
**ACN 010 262 807**  
**Notes to the Financial Statements**  
**For the year ended 30 June 2022**

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**(c) Revenue and Other Income**

Revenue is measured at the fair value of the consideration received or receivable after taking into account any trade discounts and volume rebates allowed. For this purpose, deferred consideration is not discounted to present values when recognising revenue.

Interest revenue is recognised using the effective interest rate method, which, for floating rate financial assets, is the rate inherent in the instrument. Dividend revenue is recognised when the right to receive a dividend has been established.

Revenue recognised related to the provision of services is determined with reference to the stage of completion of the transaction at the reporting date and where outcome of the contract can be estimated reliably. Stage of completion is determined with reference to the services performed to date as a percentage of total anticipated services to be performed. Where the outcome cannot be estimated reliably, revenue is recognised only to the extent that related expenditure is recoverable.

All revenue is stated net of the amount of goods and services tax (GST).

**(d) Goods and Services Tax (GST)**

Revenues, expenses and assets are recognised net of the amount of GST, except where the amount of GST incurred is not recoverable from the Australian Taxation Office (ATO). In these circumstances, the GST is recognised as part of the cost of acquisition of the asset or as part of an item of the expense. Receivables and payables in the balance sheet are shown inclusive of GST.



Antonini Property Trust

ACN 010 262 807

Depreciation Schedule for the year ended 30 June, 2022

	Total	Priv	OWDV	DISPOSAL		ADDITION		DEPRECIATION			Priv	CWDV	PROFIT			LOSS		Priv
				Date	Consid	Date	Cost	Value	T	Rate			Deprec	Upto	+	Above	Total	
<b>4/29 (Lot 10) Beatrice Street Building Allowance</b>																		
Construction Costs	39,000.00	0.00	39,000	30/06/89	0	0	7,799	P	2.50	975	0	6,824	0	0	0	0	0	0
4/29 Beatrice Street Non Construction	84,560.00	0.00	84,560	30/06/89	0	0	84,560	P	0.00	0	0	84,560	0	0	0	0	0	0
	<u>123,560</u>		<u>92,359</u>		<u>0</u>	<u>0</u>	<u>92,359</u>			<u>975</u>	<u>0</u>	<u>91,384</u>						
										Deduct Private Portion								
										<u>0</u>								
										Net Depreciation								
										<u>975</u>								

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## Trust tax return

2022

Day Month Year to Day Month Year

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or specify period if part year or approved substitute period

Notes to help you prepare this tax return are provided in the Trust tax return instructions 2022 (the instructions), available from the website [www.ato.gov.au](http://www.ato.gov.au)

Return year

2022

Tax file number (TFN)

71 239 620

Have you attached any  
'other attachments'?

No

See the Privacy note in the Taxpayer's declaration.

Name of trust

Antonini Property Trust

Australian business number (ABN)

Current postal address

If the address has not changed, print it exactly as shown on the last notice of assessment or the last tax return lodged.

PO Box 354

ASPLEY

QLD

4034

Postal address on previous tax return

If the address has changed, print your previous address exactly as shown on the last notice of assessment or the last tax return lodged.

**Full name of the trustee to whom notices should be sent**

If the trustee is an individual, print details here.

Title—for example, Mr, Mrs, Ms, Miss

Surname or family name

Given names

If the trustee is a company, print details here including ABN.

Name

**Daytime contact phone number** Area code  Telephone number

**Family trust election status**

If the trustee has made, or is making, a family trust election, write the four-digit **income year specified** of the election (for example, for the 2021-22 income year write 2022).

If revoking or varying a family trust election, print **R** for revoke or print **V** for variation and complete and attach the Family trust election, revocation or variation 2022.

**Interposed entity election status**

If the trustee has an existing election, write the earliest income year specified. If the trustee is making one or more elections this year, write the earliest income year being specified and complete an Interposed entity election or revocation 2022 for each election.

If revoking an interposed entity election, print **R** and complete and attach the Interposed entity election or revocation 2022.

**Type of trust** Print the code representing the type of trust.  Print X if also a charity  If code D, write the date of death. Day  Month  Year

**Managed Investment trusts**

Is the trust a managed investment trust (MIT)?  Print Y for yes or N for no.

Must be completed if Type of trust is either F, M, U, P or Q

MIT type  CODE

If the trust is a managed investment trust, has the trustee made an election into capital account treatment?  Print Y for yes or N for no.

**Is any tax payable by the trustee?**  Print Y for yes or N for no. **Final tax return**

**Electronic funds transfer (EFT)** Use Agent Trust Account?

We need your financial institution details to pay any refund owing to you, even if you have provided them to us before.

Write the BSB number, account number and account name below.

(See relevant instructions.) BSB number (must be six digits)  Account number

Account name



1 Description of main business activity

[Empty box for description of main business activity]

Industry code **A** [Empty box]

6 Tax withheld

Tax withheld where ABN not quoted **T** [Empty box]

Credit for tax withheld - foreign resident withholding (excluding capital gains) **U** [Empty box]

8 Partnerships and trusts

Primary production

Distribution from partnerships **A** [Empty box] / [Empty box]

Share of net income from trusts **Z** [Empty box] / [Empty box]

Deductions relating to amounts shown **A** and **Z** **S** [Empty box]

Net primary production amount [Empty box] / [Empty box]

Non-primary production

Distribution from partnerships, less foreign income **B** [Empty box] / [Empty box]

Share of net income from trusts, less capital gains, foreign income and franked distributions **R** [Empty box] / [Empty box]

Deductions relating to amounts shown at **B** and **R** **T** [Empty box]

Franked distributions from trusts **F** [Empty box]

Deductions relating to franked distributions from trusts in label **F** **G** [Empty box]

Net non-primary production amount [Empty box] / [Empty box]

Capital gains from another trust and net foreign capital gains need to be included at item 21. Amounts of foreign income must be included at item 22 or 23.

Share of credits from income Share of credit for tax withheld where ABN not quoted **C** [Empty box]

Share of franking credit from franked distributions **D** [Empty box]

Share of credit for TFN amounts withheld from interest, dividends and unit trust distributions **E** [Empty box]

Credit for TFN amounts withheld from payments from closely held trusts **O** [Empty box]

Share of credit for tax withheld - foreign resident withholding (excluding capital gains) **U** [Empty box]

9 Rent

Gross rent **F** 18,050

Interest deductions **G** 0

Capital works deductions **X** 975

Other rental deductions **H** 5,968

Net rent [Empty box] 11,107 / [Empty box]

11 Gross interest - including Australian Government loan interest

**J** [Empty box] 3

TFN amounts withheld from gross interest **I** [Empty box] 0.00

Bank	TFN amt	Gross amt
ANZ	[Empty box]	3

15 Total of items 5 to 14

Add the [Empty box] boxes [Empty box] 11,110 / [Empty box]

Deductions relating to franked distributions should not include deductions included at G item 8

Franked distributions **R** [Empty box]



19 Total of items 16 to 18

20 Net Australian income or loss - other than capital gains

Subtract item 19 from item 15

\$

11,110

21 Capital gains

Do you need to complete a Capital gains tax (CGT) Schedule 2022?

Did you have a CGT event during the year?

G

N

Answer yes at  G if the trust had an amount of capital gains from another trust.

Have you applied an exemption or rollover?

M

Type Y for yes or N for no.

Code

Net capital gain

A

Credit for foreign resident capital gains withholding amounts

B

Net capital losses brought forward from prior years

Net capital losses carried forward to later income years

Non-Collectables

Collectables

24 Total of items 20 to 23

Add the boxes

11,110

26 Total net income or loss

Subtract item 25 from item 24.

11,110

Overseas transactions / thin capitalisation

29 Overseas transactions

Was the aggregate amount of your transactions or dealings with international related parties (including the value of any property/service transferred or the balance of any loans) greater than \$2 million?

W

N

Print Y for yes or N for no.

Did the thin capitalisation provisions affect you?

O

N

Print Y for yes or N for no.

Interest expenses overseas

D

Royalty expenses overseas

E

If you answered Yes at label W or O or completed D or E, complete and attach the International dealings schedule 2022

Was any beneficiary who was not a resident of Australia at any time during the income year, 'presently entitled' to a share of the income of the trust?

A

N

Print Y for yes or N for no.

If you answered Yes at label A, attach the information requested in the instructions.

Transactions with specified countries

Did you directly or indirectly send to, or receive from, one of the countries specified in the instructions, any funds or property or

Do you have the ability or expectation to control, whether directly or indirectly, the disposition of any funds, property, assets or investments located in, or located elsewhere but controlled or managed from one of those countries?

C

N

Print Y for yes or N for no.

30 Personal services income

Does your income include an individual's personal services income (PSI)? **N**  **N**  Print Y for yes or N for no.

Total amount of PSI included at item 5 income labels **A**

Total amount of deductions against PSI included at item 5 expense labels **B**

Did you satisfy the results test in respect of any individual? **C**  Print Y for yes or N for no.

Do you hold a personal services business (PSB) determination in respect of any individual? **D**  Print Y for yes or N for no.

For any individual for whom you did not satisfy the results test or hold a PSB determination, and each source of their PSI income yielded less than 80% of their total PSI, indicate if you satisfied any of the following personal services business tests - print X in the appropriate box(es).

Unrelated clients test **E1**  Employment test **E2**  Business premises test **E3**

32 Non-Concessional MIT Income (NCMI)

Business income

Primary production

Non-concessional MIT Income (NCMI) **A**

Excluded from NCMI **B**

Amounts shown at A and B must also be included at 5G PP – Other business income

Non-Primary production

Non-concessional MIT Income (NCMI) **C**

Excluded from NCMI **D**

Amounts shown at C and D must also be included at 5H Non-PP – Other business income

Partnerships and trusts

Primary production

Non-concessional MIT Income (NCMI) **E**

Excluded from NCMI **F**

Amounts shown at E and F must also be included at 8A Distribution from partnerships

Non-concessional MIT Income (NCMI) **G**

Excluded from NCMI **H**

Amounts shown at G and H must also be included at 8Z Share of net income from trusts

Non-Primary production

Non-concessional MIT Income (NCMI) **I**

Excluded from NCMI **J**

Amounts shown at I and J must also be included at 8B Distribution from partnerships, less foreign income

Non-concessional MIT Income (NCMI) **K**

Excluded from NCMI **L**

Amounts shown at K and L must also be included at 8R Share of net income from trusts, less capital gains, foreign income and franked distributions

Capital gains

NCMI **X**

Excluded from NCMI **Z**

The amounts shown at labels X and Z must be included in the calculation of the amount at 21A Net capital gain.



**Key financial information**

33 All current assets **F**

34 Total assets **G**

35 All current liabilities **I**

36 Total liabilities **J**

54 Non-refundable carry forward tax offsets

Early stage venture capital limited partnership tax offset **H**

Early stage investor tax offset **I**

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56 Income of the trust estate **A**

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57 Statement of distribution

**Distribution details**

Complete the distribution details on the following pages for BENEFICIARY 1 to 3 if required, and for Income to which no beneficiary is presently entitled and in which no beneficiary has an indefeasible vested interest, and the trustee's share of credit for tax deducted, if it applies.

If there are more than three beneficiaries see the instructions for more information.

**Note:** It is not an offence not to quote a TFN for a beneficiary. However, TFNs help the Tax ATO to correctly identify each beneficiary's tax records. The ATO is authorised by the Income Tax Assessment Act 1936 and the Income Tax Assessment Act 1997 to ask for information in this tax return. We need this information to help administer the tax laws. To make a correct Trustee Beneficiary (TB) statement you must quote the TFN of a resident trustee beneficiary of a closely held trust.

**Note:** If the trust needs to provide annual reports under the Trustee Beneficiary Rules or the TFN withholding rules you will be able to do so by completing the information in the statement of distribution



57 Statement of distribution - continued

Beneficiary's name and tax file number or postal address

Distribution Fraction 1 %

Tax file number 95 443 411

Entity code U S

Date of birth 21/03/1994

See the Privacy note in the Taxpayer's declaration.

Name Antonini Superannuation Fund

Address 176 Graham Road

Bridgeman Downs

QLD

4035

Assessment calculation code V 35

Entity code U S

Share of credit for TFN amounts withheld from payments from closely held trusts

O

Share of income of the trust estate W 11,110

Capital gains F

Share of credit for tax withheld - foreign resident withholding (excluding capital gains) L

NCMI capital gains F1

Australian franking credits from a New Zealand franking company N

Excluded from NCMI capital gains F2

Primary production A

Share of credit for foreign resident capital gains withholding amounts Z

PP - NCMI A1

Attributed foreign income G

PP - Excluded from NCMI A2

Other assessable foreign source income H

Share of income

Non-primary production B 11,110

Foreign income tax offsets I

Invest

Share of National rental affordability scheme tax offset R

Other 11,110

Exploration credits distributed M

Non-PP - NCMI B1

Early stage venture capital limited partnership tax offset T

Non-PP - Excluded from NCMI B2

Early stage investor tax offset J

Credit for tax withheld where ABN not quoted C

Div 6AA Eligible income C1

Franked distributions U

Invest

Other

Franking credit D

TFN amounts withheld E

Small business income tax offset information

Share of net small business income Y

Non-resident beneficiary additional information

s98(3) assessable amount J

s98(4) assessable amount K

TB statement information

For each trustee beneficiary, indicate whether you will be making a TB statement:

TB statement? Print Y for yes or N for no.

Tax preferred amounts P

Untaxed part of share of net income Q

Annual Trustee Payment report information

Distribution from ordinary or statutory income during income year S

Total TFN amounts withheld from payments T

57 Statement of distribution - continued

Income to which no beneficiary is presently entitled and in which no beneficiary has an indefeasible vested interest, and the trustee's share of credit for tax deducted.

Assessment calculation code	<b>V</b> <input type="text"/>	Share of credit for TFN amounts withheld from payments from closely held trusts	<b>O</b> <input type="text"/>		
Share of income of the trust estate	<b>W</b> <input type="text"/>	Capital gains	<b>F</b> <input type="text"/>		
Share of credit for tax withheld - foreign resident withholding (excluding capital gains)	<b>L</b> <input type="text"/>	NCMI capital gains	<b>F1</b> <input type="text"/>		
Australian franking credits from a New Zealand franking company	<b>N</b> <input type="text"/>	Excluded from NCMI capital gains	<b>F2</b> <input type="text"/>		
Share of income	Primary production	<b>A</b> <input type="text"/>	/ <input type="text"/>	Share of credit for foreign resident capital gains withholding amounts	<b>Z</b> <input type="text"/>
	PP - NCMI	<b>A1</b> <input type="text"/>		Attributed foreign income	<b>G</b> <input type="text"/>
	PP - Excluded from NCMI	<b>A2</b> <input type="text"/>		Other assessable foreign source income	<b>H</b> <input type="text"/>
	Non-primary production	<b>B</b> <input type="text"/>	/ <input type="text"/>	Foreign income tax offset	<b>I</b> <input type="text"/>
	Non-PP - NCMI	<b>B1</b> <input type="text"/>		Share of National rental affordability scheme tax offset	<b>R</b> <input type="text"/>
	Non-PP - Excluded from NCMI	<b>B2</b> <input type="text"/>		Share of other refundable tax offsets	<b>X</b> <input type="text"/>
	Credit for tax withheld where ABN not quoted	<b>C</b> <input type="text"/>		Early stage venture capital limited partnership tax offset	<b>T</b> <input type="text"/>
	Franked distributions	<b>U</b> <input type="text"/>		Early stage venture capital limited partnership tax offset carried forward from previous year	<b>K</b> <input type="text"/>
	Franking credit	<b>D</b> <input type="text"/>		Early stage investor tax offset	<b>J</b> <input type="text"/>
	TFN amounts withheld	<b>E</b> <input type="text"/>		Early stage investor tax offset carried forward from previous year	<b>M</b> <input type="text"/>

If you completed labels T, K, J or M, attach the information requested in the instructions.

58 Choice for resident trustee to be assessed to capital gains on behalf of beneficiaries

Assessment calculation code **X**

Amount of capital gains on which the trustee has chosen to be assessed on behalf of beneficiaries **Y**

Items 59 and 60 must be answered for all trusts - if you answer yes to any of these questions, answer Yes to the 'other attachments' question on page 1 of this tax return.

59 Beneficiary under legal disability who is presently entitled to income from another trust

Was any beneficiary in this trust, who was under a legal disability on 30 June 2022, also presently entitled to a share of the income of another trust?  N  Y Print Y for yes or N for no.

If yes, or the answer is not known, furnish the information requested in the instructions.

60 Non-resident trust

Is the trust a non-resident trust?  N  Y Print Y for yes or N for no.

If yes, state the amount of income derived outside Australia to which no beneficiary is presently entitled. Print NIL if applicable.



**Declarations**

**TAXPAYER'S DECLARATION**

**Important**

Before making this declaration check to ensure that all income has been disclosed and the tax return, all attached schedules and any additional documents are true and correct in every detail. If you are in doubt about any aspect of the tax return, place all the facts before the ATO. The income tax law imposes heavy penalties for false or misleading statements in tax returns. **This declaration must be signed by a trustee or public officer.**

**Privacy**

The ATO is authorised by the Taxation Administration Act 1953 to request the provision of tax file numbers (TFNs). The ATO will use the TFNs to identify each beneficiary in our records. It is not an offence not to provide the TFNs. However, if the TFNs are not provided, it could increase the chance of delay or error in each beneficiary's assessment.

Taxation law authorises the ATO to collect information including personal information about the person authorised to sign the declaration. For information about your privacy go to [ato.gov.au/privacy](http://ato.gov.au/privacy)

**DECLARATION:**

I declare that the information on this tax return, including any attached schedules and additional documentation is true and correct.

Signature

*Antonini*

Day Month Year

Date

Hours taken to prepare and complete this tax return

**TAX AGENT'S DECLARATION**

I, **SAM GRECO & CO**

declare that this tax return has been prepared in accordance with information supplied by the taxpayer, that the taxpayer has given me a declaration stating that the information provided to me is true and correct and that the taxpayer has authorised me to lodge the tax return.

Agent's signature

Client's reference

ANTO0011

Contact name

Sam Greco

Date

Day Month Year

Agent's phone number (include area code)

Area code

Telephone number

07

32635200

Agent's reference number

74856004

Office use only

Indics **X**



# Rental Property Schedule 2022

Trust

Name of Property	4/29 Beatrice Street (Lot 10)		
Address of Rental Property	4/29 Beatrice Street (Lot 10)		
	Greenslopes	QLD	4120
Date property first earned rental income			15/03/1994
Number of weeks property was rented this year			52
Private Use %			
Number of weeks property was available for rent this year			52
What is the entity's % ownership of the property?			100
Date property was purchased			15/03/1994
Purchase price of property			123,560
Date property was sold (if property disposed of during year)			
Sale price of property			
Capital gain/loss on sale of this property			
Value of capital allowances (depreciation on plant) recouped on the sale			
Value of capital works deductions (special building write-off) recouped			
Has the loan for the property been renegotiated this year?			N

## Ownership

% owned

Antonini Property Trust	ANTO0011	100.00
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## Income

Return

Gross rental income	18,050	18,050
Other rental related income		
<b>Gross Rent</b>	<b>18,050</b>	<b>18,050</b>

## Expenses

Total

Prv %

Return

V Bank Fees	9	9
E Body Corporate Fees	3,043	3,043
R Capital Works-special Build W/off	975	975
H Council Rates	1,722	1,722
U Water charges	1,194	1,194

Total expenses	6,943	6,943
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## Net Rent

11,107		11,107
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